

### Summary of Proposed Agricultural Exemptions

Grading Activity	Exempt	Ag Exempt	Alternative Review	Grading Permit	Variance	Notes
Current Permit Level		Level 1 or 2	Level 3	Level 4		
CROP PRODUCTION AND GRAZING						
Ongoing crop production and grazing	☐●					22.52.070B.11
New fields crop production and grazing – slopes of less than 20 percent		☐●				22.52.070C.2.a
New fields for crop production and grazing – slopes between 20 and 30 percent		☐	●			22.52.080B.1
Creating hillside benches (as opposed to fields) over 30 percent slopes			☐●			22.52.080B.2
New fields for crop production and grazing over 30 percent				☐●		
INFRASTRUCTURE						
Routine maintenance of roads, pipelines, etc.	☐●					22.52.070B.12
Installation of water pipelines / irrigation		☐●				22.52.070C.2.b
Constructing a small reservoir		☐●				22.52.070C.2.c
Constructing a larger reservoir – not in a stream			☐●			22.52.080B.4
Constructing a larger reservoir – in a stream			●	☐		22.52.080B.4 – note that CEQA review would be required by Fish and Game
New agricultural road – less than 16 feet wide		☐	●			22.52.080B.3
New agricultural road – more than 16 feet wide			☐	●		
New road proposed to serve a structure				☐●		Note 1
Conversion of preexisting agricultural road to a road intended to serve a permitted structure				☐●		Note 1

□ Current Ordinance Requirement (Inland)

● Proposed

○ Proposed (in certain limited cases)

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<i>Current Permit Level</i>		<i>Level 1 or 2</i>	<i>Level 3</i>	<i>Level 4</i>		
<b>CONSTRUCTION</b>						
Roads/building pad for a structure – less than 30 percent slopes				□●		Note 1
Roads/building pad for a structure – 30 percent or greater slope				□	●	Grading Permit required after Variance approval
<b>MISCELLANEOUS ENHANCEMENTS</b>						
Recreational trails		□	●			22.52.080B.8
Conservation and enhancement; streambank restoration; upland restoration	○	□	●			22.52.070B.7; 22.52.080B.5, 6, 7
Maintenance of a drainage channel	●	□				22.52.070B.12
Clearing vegetation for a firebreak	□●					Must adhere to Cal Fire recommendations
<b>SPECIALIZED USES</b>						
Nursery specialties				□●		
Equestrian facilities				□●		

#### NOTES

1. Could trigger land use permit requirements outside of the Agriculture land use category depending on use and amount of disturbance.
2. All site work that involves less than 50 cubic yards (cumulative) and does not involve work in a watercourse would not constitute “grading” under the proposed ordinance and thus would not require a grading permit or qualification under the exemption criteria.
3. Current ordinance requirements in the Coastal Zone do not include agricultural exemptions or the alternative review program.

□ Current Ordinance Requirement (Inland)

● Proposed

○ Proposed (in certain limited cases)

## What do you have to do?

- Exempt
  - May complete the proposed grading without prior authorization from the County.
  - Applicant/owner is responsible to check on permitting requirements from other local, state, and federal agencies.
  - Applicant/owner is responsible to use appropriate practices to ensure against erosion and sedimentation impacts.
- Agricultural Exempt
  - Fill out a form and submit to Planning and Building for verification.
  - Applicant/owner is responsible to check on permitting requirements from other local, state, and federal agencies.
  - Applicant/owner is responsible to use appropriate practices to ensure against erosion and sedimentation impacts.
- Alternative Review
  - Fill out a form and submit to Planning and Building for verification.
  - Apply to NRCS or RCD for alternative review.
  - NRCS/RCD to make a determination that they can process the proposal within 60 days.
  - Agricultural Commissioner consent required (roads and ponds only)
  - Preparation of plans – up to the discretion of NRCS or RCD
  - NRCS/RCD submits a final report
- Grading Permit
  - Prepare grading, drainage, and erosion and sedimentation control plans.
  - Submit plans to the County along with an application and fees.
  - If CEQA environmental review is triggered (10 percent + slopes), you may be asked to provide technical reports (e.g. archaeology, biology, etc.)
  - Once permit is issued, grading may begin in accordance with the approved plans.
  - Inspections to occur as prescribed in the ordinance.
  - All post-construction erosion/sedimentation control measures to be in place prior to final inspection.
- Variance
  - Prepare preliminary grading, drainage, and erosion and sedimentation control plans.
  - Submit plans to the County along with an application and fees.
  - CEQA review may require that you provide technical reports (e.g. archaeology, biology, etc.)
  - Planning Commission hearing required for approval.
  - Once approved, you may apply for a grading permit.